
Zoning Commission Hearing Date: February 18, 2003

| <i>Council District</i> | <i>Case No.</i> | <i>Ferguson Map</i> | <i>Property Address</i> | <i>Applicant Name</i> | <i>Zoning Change</i> | <i>Reason for Request</i> |
|-------------------------|-----------------|---------------------|----------------------------|---------------------------|--|--|
| 2 | Z2003011 | 617 A5 | 233 North Mesquite | Richard and Deanna Selzer | From "C-3 (HD)" Commercial District, Historic District Overlay Zone to "I-1 S (HD)" General Industrial District, Historic District Overlay Zone with a Specific Use Authorization for metal fabrication. | To allow leasing to Superior Roofing Company |
| 2 | Z2003006 | 652 D1 | 2048 and 2056 S. W W White | Brian J Lujan | From "R-5" Residential Single-Family District to "C-2" Commercial District. | To operate a restaurant. |
| 4 | Z2003009 S | 613 A7 | 9410 Adams Hill Drive | Maria D. Maldonado | From "R-6" Residential Single-Family District to "R-6 S" Residential Single-Family District with a Specific Use Authorization for a day care center. | To operate a day care center |
| 4 | Z2003012 | 650 A4 | 1046 Stonewall | Ruben Bravo | From "C-2 NA" Commercial Non-Alcoholic Sales District to "R-4" Residential Single-Family District. | To develop a single-family residence. |
| 4 | Z2003016 S | 612 F3 | 9580 Potranco Road | Louise E. Galm, Estate | From "C-3 NA" Commercial Non-alcoholic Sales District to "C-3 NA S" Commercial Non-alcoholic Sales District with a Specific Use Authorization for a mini-storage facility exceeding 2.5 acres.. | To develop a mini-storage facility on a 5.646 acre tract of land |
| 4 | Z2003013 | 649 D8 | 315 Palo Alto Road | Rick Clarke | From "RM-4" Residential Mixed District to "O-1" Office District. | To allow an office. |
| 6 | Z2003005 | 614 B1 | 2012 Oak Hill Rd | Roy Y. Munoz | From "R-6" Single-Family Residential District to "MF-33" Multi-Family District. | To permit multi-family apartments. |

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| 7 | Z2003002 | 580 A7 | The 6400 block of Loop 410 | The Francis Law Firm | From "C-2" Commercial District to "C-2 C" Commercial District with conditional approval for a billiard and pool parlor with food and alcohol. | To permit a billiard and pool parlor with food and alcohol |
| 8 | Z2003015 | 548 A3 | Prue Road and Springtime Drive | Earl & Brown, P.C. on behalf of Continental Homes, Inc. | From "C-3" Commercial District to "R-4 PUD" Residential Single-Family Planned Unit Development District. | To develop a single-family residential neighborhood. |
| 8 | Z2003014 S | 548 F4 | 10639 Huebner Road | August Partners, Inc. | From "C-3" Commercial District to "C-3 S" Commercial District with Specific Use Authorization for the development of self-service storage facilities on property exceeding 2.5 acres. | To develop self-service storage on a 4.206 acre tract of land. |
| 8 | Z2003007 | 513 B8 | 13000 Block of Western Oak | City of San Antonio | From "R-6" Single-Family Residential to "C-3 NA ERZD" Non-Alcoholic Commercial Sales Edwards Recharge Zone District. | To re-zone city-annexed property. |
| 8 | Z2003017 | 548 F7 | On the north side of the 4700 block of Hamilton Wolfe, west of Cinnamon Creek/Ewing Halsell | La Hacienda de Salud, LTD. - Dr. Arnulfo T. Carrasco | From "C-2" Commercial District to "C-2 PUD" Commercial Planned Unit Development District. | To allow development of a medical office complex (business park) with a private, interior street network |
| 9 | Z2003008 | 517 E7 | 14800 Block of Jones Maltsberger Road | Brad Galo, ABG Development, Ltd | From "C-2" Commercial District to "C-3" Commercial District. | To expand the Legacy Oaks Business Park |

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| 10 | Z2002172 | 484 A8 | 19289 Bulverde Road | City of San Antonio | From "R6 ERZD" Residential Single Family Edwards Recharge Zone District to "MF-33 ERZD" Multi-Family Edwards Recharge Zone District on 79.45 acres out of NCB 34822; From "R6 ERZD" Residential Single Family Edwards Recharge Zone District to "C-2 ERZD C S" Commercial, Edwards Recharge Zone District with a Conditional Use and Special Use Permit for an Office Warehouse on 13.08 acres out of NCB 34922 and from "R6 ERZD" Residential Single Family Edwards Recharge Zone District to "C-2 ERZD C S" Commercial, Edwards Recharge Zone District with a Conditional Use and Special Use Permit for an Office Warehouse on 305.6 acres out of NCB 34922. | To permit multi-family and an office warehouse |
| 10 | Z2002276 C | 551 F6 | 9326 Oak Ledge Drive | George Gordiary | From "R-6" Residential Single-Family District to "R-6 C" Residential Single-Family District with a conditional use for a Barber or Beauty Shop. | To allow for a Barber shop styling shop. |
| 10 | Z2003010 | 519 C8 | 14040 Judson Road | Judson-Overlook Joint Venture, Ltd. | From "R-5" Residential Single-Family District to "R-4" Residential Single-Family District. | To develop single-family homes. |

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| 0 | Z2003024 | 546 E4 | 10480 Loop 1604 NW | Roy Horn III | From "C-3 NA" Commercial Non-Alcoholic Sales District to "C-3 NA S" Commercial Non-Alcoholic Sales District with a Specific Use Authorization for a mini-storage facility exceeding 2.5 acres.. | To development a mini-storage facility over 2.5 acres |
| 1 | Z2002255 C S | 616 D3 | An area bounded by Laurel St. to the north, San Pedro Ave. to the east, IH-10 to the west, and IH-35 to the south | City of San Antonio | From "MF-25" and "MF-33" Multi-Family Districts, "D" Downtown District, "C-1", "C-2", and "C-3" Commercial Districts, "O-2" Office District, and "I-1" General Industrial District to "R-4" Residential District, "RM-4" Residential Mixed District, "MF-50" Multi-Family District, "O-1" Office District, "C-1" Commercial District, "C-2 P" Commercial Pedestrian District, "IDZ" Infill Development Zone with uses including those allowed in R-4 and C-1, "C-2 P C" Commercial Pedestrian District with Conditional Use Permits for an auto repair shop, a self-service car wash, a self-service drive-thru car wash, paint warehousing, and emergency relief services, "C-2 (IDZ)" Commercial District Infill Development Zone, and "C-2 C (IDZ)" for an electrical contractors office (as per Five Points Rezoning Proposal map). | 1) To implement the intentions of the Five Points Neighborhood Plan; 2) To prevent incompatible industrial and multi-family uses form encroaching into residential areas and to give businesses proper commercial zoning |
| 7 | Z2003023 | 548 A3 | 6400 Block of Babcock Road | Mark A. Gutierrez | From "C-2" Commercial District and "C-2 NA" Commercial Non-Alcoholic Sales District to "C-3 NA" Commercial Non-Alcoholic Sales District. | Vehicle care center |

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| 7 | Z2003021 C | 615 | An area bound by Culebra Road to the north, 24th Street to the east, Commerce Street to the south, and San Joaquin to the west | City of San Antonio | From "MF-33" Multi-Family Residential, "C-2" Commercial District, and "I-1" General Industrial District to "R-4" Single-Family Residential, "R-4 C" Single-Family Residential with a Conditional Use for a Duplex, "R-5" Single-Family Residential, "R-5 C" Single-Family Residential with a Conditional Use for Duplex, "R-5 C" Single-Family Residential with a Conditional Use for Fourplex, and "R-6" Single-Family Residential. | To protect the established single-family residential neighborhood by: 1) discouraging encroachment of multi-family, commercial, and industrial development into the residential neighborhood, and 2) promoting future and continued ownership of single-family homes in the neighborhood. |
| 8 | Z2003020 | 515 A8 | | Grodon Hartman-Hartman Homes | From "BP" Business Park District to "R-4" Residential Single-Family District. | For a single family residential development |
| 9 | Z2003022 | 516 F-1 | None | Veterninary Development Groups, S.A., L.P. | From "C-2 ERZD" Commercial Edwards Recharge Zone District to "C-2 ERZD CS" Commercial Edwards Recharge Zone District with a Conditional & Special Use Authorization for a Veterinary Hospital.. | To construct and operate a veterinary hospital as a conditional and specific use over the Edwards Recharge Zone. |
| 9 | Z2003018 C | 550 C6 | 903 Melissa Drive | San Antonio Genealogical and Historical Society | From "R-5" Residential Single-Family District to "R-5 C" Residential Single-Family District with a Conditional Use to allow a library. | To allow a genealogical and historical library |
| 10 | Z2003019 | 583 E4 | 530 Exeter | G.W. Mitchell & Sons, Inc. | From "C-3" Commercial District to "C-2 C" Commercial District with Conditional Approval for a contractors facility. | For a Contractors Facility |